

District IV Advisory Board Minutes
September 8, 2014
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The District IV Advisory Board meeting was held at 6:30 p.m. at the Alford Library at 3447 S. Meridian, Wichita, KS 67217; Vice Mayor Blubaugh, eight District Advisory Board members; three City staff, and two member of the public were present.

Members Present

Michael Gomm
Nancy Wilhite
Matt Lashley
Don McManamey
Hestel Sewell
Nick Hoheisel
John Whitmer
David Kapaun
Vice Mayor Jeff Blubaugh

Staff Present

Case Bell, Community Liaison
Lt. Heath, Wichita Fire Department
Dale Miller, Planning

Guests

Listed on last page

Members Absent

Benny Boman
Josh Shorter
Craig Gabel
Alex Garcia (Youth Member)*
*Youth Members are not voting members

ORDER OF BUSINESS

At 6:30 p.m. **Vice Mayor Blubaugh** called the meeting to order. Minutes from the August 4, 2014 meeting were approved. Agenda for the current meeting was approved.

STAFF AGENDA

Lt. Heath, Wichita Fire Department, reported that there have been nine fires in District IV this year, two of which occurred in the past two shifts. One of the two recent fires was due to children playing with lighters and the second was a kitchen fire which was a total loss as the home did not have a smoke detector. The Wichita Fire Department is currently getting ready for the HOT Training event, in which small departments come to Wichita to get trained. Last year five states participated.

DAB? Is there a graduation class coming up? **A:** Yes, a new class of 15 is coming out.

PUBLIC AGENDA

Scheduled Items

None

Off Agenda items

Bill Ripley, spoke regarding the downtown library. He reported that he got a ticket at the old library due to the meter running out and would like to suggest that they do free parking at the new library. He believes that Wichita needs a new library. Mr. Ripley also wanted to know why the library was not moving forward at this time. **Vice Mayor Blubaugh** informed Mr. Ripley that the new library will have free parking and that they are currently working with architects on the design. The final funding has yet to be approved.

NEW BUSINESS

Scheduled Items

ZON2014-00023

Dale Miller, Planning, reported on a request to amend Protective Overlay #9, to allow car sales at the property generally located a half-mile south of Harry Street on the east side of Seneca Street (1920 S. Seneca Street). The subject site, Lot 1, Mount Addition, has LC Limited Commercial zoning on its west 200 feet (Z-3213 and Protective Overlay PO #9) and GO General Office zoning on its east 222-213 feet. The applicant is requesting an amendment to provision #1 of PO #9 to allow car sales on the LC zoned portion of the subject site. Provision #1 states that the uses on this site shall be limited to a financial institution, plus other uses allowed in the zoning district. The applicant, Air Capital Finance, is a financial institution with drive thru service that proposes to display and sale cars and light trucks that it has repossessed after the financing that it had provided failed. The Air Capital Finance building and its paved parking is located on the LC zoned western half of the lot and has frontage on Seneca Street. The GO zoned eastern portion of the lot is a large paved parking area that has its northeastern quarter separated by an eight-foot tall chain link fence with barbed wire topped on it. The GO zoning district does not permit vehicle sales, vehicle storage or wrecking and salvage. A tow truck has been seen parked on this east GO zoned portion.

DAB? Is this a staging area? **A:** Yes.

Motion: That the application be **APPROVED**, subject to the listed amended provisions of a PO #9.

Result: Motion passed 8-0.

BOARD AGENDA

Vice Mayor Blubaugh reported that the District IV Breakfast was a success. Attendance was close to twenty people.

Meeting was adjourned.

The next meeting for District Advisory Board IV will be held at 6:30 p.m., October 6, 2014, at Lionel Alford Library, 3447 S. Meridian.

Respectfully submitted,
Case Bell, Community Liaison – Districts III and IV

Guests

Bill Ripley
Becky O'Connor